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A Guide to Housing Rehabilitation Programs for the Omaha Metropolitan Area

Jarrold Reece

Office of the Mayor, City of Omaha

Silas Clarke

Office of the Mayor, City of Omaha

Gail Braun

Office of the Mayor, City of Omaha

Norita Collar

Planning Department, City of Omaha

Heather L. Bloom

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Authors

Jarrold Reece; Silas Clarke; Gail Braun; Norita Collar; Heather L. Bloom; Russell Smith; School of Public Administration, University of Nebraska at Omaha; and Offices of the Mayor, City of Omaha

A Guide to Housing Rehabilitation Programs for the Omaha Metropolitan Area



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Jarrod Reece, Office of the Mayor, City of Omaha

Silas Clarke, Office of the Mayor, City of Omaha

Gail Braun, Office of the Mayor, City of Omaha

Norita Collar, Planning Department, City of Omaha

Heather Bloom, Omaha Neighborhood Scan, University of Nebraska at Omaha

Russell Smith, Omaha Neighborhood Scan, University of Nebraska at Omaha

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For more information or additional copies of this publication, please contact:

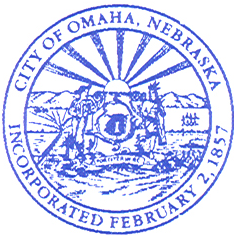
City of Omaha

Office of the Mayor

1819 Farnam Street, Suite 300

Omaha, Nebraska 68183-0300

(402) 444-5000



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The Neighborhood Center for Greater Omaha (NCGO) is a non-profit organization established in 2001 to provide information and assistance to neighborhood associations to enable them to come together and develop their own leadership and decision-making structure and effectively address the issues affecting the quality of life in their communities. NCGO works directly with residents in the tri-county area, including those who are members of neighborhood associations, homeowners associations, business associations, coalitions, community development corporations, churches, and other not-for-profit groups.



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Housing Rehabilitation Programs

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Home Ownership Education

Organization	Family Housing Advisory Services, Inc.
Mailing Address	2401 Lake St.; Omaha, NE 68111
Phone Number	934-1777
Hours	M-F 8 a.m. to 5 p.m.
Email address	donna@fhasinc.org
Web URL	www.fhasinc.org
Target Population/Area Served	Omaha Metropolitan Area
Eligibility Requirements	None.
Services Available	Reverse mortgage counseling for senior citizens who are 62 years or older, own their own home, and seek to supplement their income through the equity in their home. Foreclosure prevention, financial management, and pre-purchase education.

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Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

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Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

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Homestead Exemption

Organization	Douglas County Assessor
Mailing Address	1819 Farnam St., Room H04, Omaha NE, 68183
Phone Number	(402) 444-7060
Hours	M-F, 8:00 A.M. - 4:30 P.M.
Email address	homestead@co.douglas.ne.us
Web URL	www.dcassessor.org
Target Population/Area Served	Douglas County
Eligibility Requirements	People over 65, Certain disabled individuals, and certain disabled veterans and their widow(er)s with certain restrictions based on income.
Services Available	Relief from property taxes for qualified individuals.

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Homestead Exemption Assistance Program

Organization	Volunteers Assisting Seniors
Mailing Address	1941 South 42nd Street, Suite 502, Omaha, NE, 68105
Phone Number	(402) 444-6617
Hours	M-F, 8:00am-5:00pm
Email address	aimee@vie.omhcoxmail.com
Web URL	www.volunteersforelderly.com
Target Population/Area Served	Omaha area.
Eligibility Requirements	Over age 55 or disabled, and low-income.
Services Available	One-on-one assistance in completing the Douglas County Homestead Exemption Application.

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Housing and Urban Development (HUD)

Organization	US Department of Housing and Urban Development
Mailing Address	10909 Mill Valley Rd.; Omaha, NE 68154
Phone Number	(402) 492-3100 or (402) 492-3103
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	clifton_e._jones@hud.gov
Web URL	www.hud.gov
Target Population/Area Served	Nebraska
Eligibility Requirements	None.
Services Available	Housing management, housing development, community planning and development, federal housing and fair housing. The HUD 203(k) and 203(k) streamline programs provide financial assistance. Visit hud.gov for more information.

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Omaha 100, Inc.

Organization	Family Housing Advisory Services, Inc.
Mailing Address	2401 Lake St.; Omaha, NE 68111
Phone Number	(402) 342-3773
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	jerry@fhasinc.org
Web URL	www.fhasinc.org
Target Population/Area Served	Omaha
Eligibility Requirements	Below 120% of the median income.
Services Available	Low interest rehab loans (second mortgage).

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South Omaha Affordable Housing

Organization	Family Housing Advisory Services, Inc.
Mailing Address	2401 Lake St. Omaha, NE 68111
Phone Number	934-6567
Hours	M-F 8 a.m. to 5 p.m.
Email address	michellem@fhasinc.org
Web URL	www.fhasinc.org
Target Population/Area Served	South of Dodge to Harrison, East to the River and West to 72nd
Eligibility Requirements	Income guidelines apply.
Services Available	Affordable housing development, new construction and existing rehabilitation and community development advocacy.

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Together, Inc.

Organization	Together, Inc.
Mailing Address	1616 Cass St., Omaha, Nebraska
Phone Number	(402) 345-8047
Hours	M-Th 1 P.M. to 4 P.M.
Email address	director@togetheromaha.org
Web URL	togetheromaha.org
Target Population/Area Served	Low-income, elderly, Douglas County residents
Eligibility Requirements	Must be a Douglas County Resident with a photo ID, social security card, and proof of address. Must be referred from another agency or social worker.
Services Available	Limited financial assistance with emergency situations such as door replacement due to domestic violence, assistance with temporary dumpster rental for nearly condemned homes, on a case by case basis.

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Barrier Removal

Organization	League of Human Dignity
Mailing Address	5513 Center St.; Omaha, NE 68106
Phone Number	(402) 595-1256
Hours	M-F 8 a.m. to 5 p.m.
Email address	oinfo@leagueofhumandignity.com
Web URL	www.leagueofhumandignity.com
Target Population/Area Served	Douglas County, City of Omaha.
Eligibility Requirements	Individuals with disabilities, low and/or moderate income, as defined by HUD.
Services Available	Entrance Exit Modifications, Bathroom Modifications - a grant up to \$5,000 - will work with other organizations to procure other funding if needed.

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Brush Up Nebraska/Paint-A-Thon

Organization	Brush Up Nebraska
Mailing Address	P.O. Box 540436; Omaha, NE 68154
Phone Number	(402) 965-9169
Hours	M-F 8 a.m. to 5 p.m.
Email address	Paint-a-thon@cox.net
Web URL	www.brushupnebraska.org
Target Population/Area Served	Douglas and Sarpy Counties and Council Bluffs
Eligibility Requirements	Low Income Seniors (Monthly Income Requirements: 1=\$1904, 2=\$2175, 3=\$2446, 4=\$2721), or, Permanently Disabled.
Services Available	Exterior house painting (no larger than two stories and must be structurally sound and not in need of major repairs).

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Douglas County Handyman Program

Organization	Eastern Nebraska Office on Aging
Mailing Address	4022 Hamilton St.; Omaha, NE 68131
Phone Number	(402)444-5219
Hours	M-F 7:30 a.m. to 4 p.m.
Email address	None Listed
Web URL	www.enoa.org
Target Population/Area Served	Douglas County
Eligibility Requirements	Seniors(60+)/Disabled(limited to wheelchair or walker)/Low to Moderate Income/At least 6 months residency. Pricing is based on a sliding scale based on income.
Services Available	Minor Repairs not requiring a permit. Install handrails, build wheelchair ramp, plumbing and electrical services, plumbing repair, repair screens/windows/doors, interior painting, weather stripping, caulking, plaster or drywall repair and stairway repair.

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Emergency Repair Program

Organization	City of Omaha
Mailing Address	1819 Farnam St. Suite 1100; Omaha, NE 68183
Phone Number	(402) 444-5489
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	ckaspar@ci.omaha.ne.us
Web URL	www.ci.omaha.ne.us
Target Population/Area Served	Omaha
Eligibility Requirements	Grants available to homeowners whose incomes are lower than 50% of area's average mean income.
Services Available	Emergency situations that immediately threaten the health, safety and welfare of the homeowner and family; examples include defective furnace/heating system, plumbing failures, electrical failures, defective water heaters, and severe structural damage.

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Good Neighbor Ministries

Organization	Good Neighbor Ministries
Mailing Address	1555 S 27th St.; Omaha, NE 68105
Phone Number	(402) 344-4738
Hours	M-F 8 a.m. to 5 p.m.
Email address	gnm_1@juno.com
Web URL	None Listed
Target Population/Area Served	Columbus Park Neighborhood (20th St. to 32 Ave., Martha to Harney)
Eligibility Requirements	Columbus Park Neighborhood (20th St. to 32 Ave., Martha to Harney).
Services Available	Painting, cleaning, raking leaves and hauling away junk.

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House of 9's Safe & Sound Homes Project

Organization	La Vista Community Foundation
Mailing Address	6602 Crabapple St., La Vista, NE, 68128
Phone Number	(402) 960-9625
Hours	M-F 8am-5pm
Email address	vrussell@la-vista.us
Web URL	www.la-vista.us
Target Population/Area Served	Houses in La Vista's original House of 9's Neighborhood, bounded by 72nd Street on the West, 69th Street on the East, Harrison Street on the North, and Valley on the South. Houses must be owner-occupied. Applications prioritized by financial need, senior status, disability, and impact.
Eligibility Requirements	Applications prioritized by income, household characteristics, and grant impact on a 100-point system. Applicants can gain 5 bonus points by completing the Homeowner Education Course.
Services Available	Offers grants and subsidizes interest on loans to help home owners make repairs needed to return their homes to safe, livable conditions.

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La Vista Paints the Town

Organization	La Vista Community Foundation
Mailing Address	6602 Crabapple St., La Vista, NE, 68128
Phone Number	(402) 960-9625
Hours	M-F 8am-5pm
Email address	vrussell@la-vista.us
Web URL	www.la-vista.us
Target Population/Area Served	La Vista
Eligibility Requirements	Priority given to houses in "House of 9's Neighborhood," bounded by 72nd Street on the West, 69th Street on the East, Harrison Street on the North, and Valley on the South. Houses must be owner-occupied. Applications prioritized by financial need, senior status, disability, and impact.
Services Available	Volunteers paint the exteriors of selected houses without charge to the homeowners.

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Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Housing Repair

Lead-Based Paint Hazard Program

Organization	City of Omaha
Mailing Address	1819 Farnam St. Suite 110; Omaha, NE 68183
Phone Number	(402) 444-7903, Espanol (402) 444-5167
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	jstevens@ci.omaha.ne.us
Web URL	www.ci.omaha.ne.us
Target Population/Area Served	The Target area consists of nine zip codes 68102, 68104, 68105, 68107, 68108, 68110, 68111, 68112, 68131. This is the entire area from 45th Street to the river, and zip code 68104 west of 45th Street.
Eligibility Requirements	At least 1 child under the age of 6 residing in, or spending at least 12 waking hours in the home; family at or below 80% of median income; House built before 1978.
Services Available	Lead-based paint hazard control which includes paint stabilization (scraping and repainting of chipping and peeling paint) and some component replacement such as window replacement.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Housing Repair

Omaha Habitat Restore

Organization	Habitat for Humanity
Mailing Address	1003 S 24th St.; Omaha, NE 68108
Phone Number	(402) 934-1033
Hours	M-F 10 a.m. to 5 p.m.; Sat 9 a.m. to 3 p.m.
Email address	omahahabitatrestore@yahoo.com
Web URL	www.omahahabitat.org
Target Population/Area Served	None
Eligibility Requirements	None.
Services Available	New and used building materials offered for 50%-80% off of retail price. Can refer customers to contractors.

Building Materials

Building Materials

Exterior Conditions

- Accessory structures (garages, fences, retaining walls)
- Chimneys & towers
- Doors
- Exterior walls
- Foundation walls
- Glazing (cracks & holes in the glass)
- Lead-based paint hazard control
- Overhang extensions (canopies & awnings)
- Protective treatment (painting)
- Roofs & drainage (includes gutters)
- Sanitation & weeds
- Structural members (floor/roof joists, house supports)
- Stairways, decks, porches & balconies
- Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

- Bathroom modifications
- Electricity
- Furnace/heating systems
- Handicapped modifications
- Insulation
- Interior painting
- Interior stairway repair
- Lead-based paint removal
- Lead-based paint hazard control
- Plaster/drywall repair
- Plumbing
- Smoke detectors
- Water heaters
- Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

- Electrical lights
- Handrails & guardrails
- Premises identification (address numbers)
- Sidewalks & driveways

Housing Rehabilitation Programs

Housing Repair

Rebuilding Together

Organization	Rebuilding Together Omaha
Mailing Address	P.O Box 540436; Omaha, NE 68154
Phone Number	(402) 965-9201
Hours	M-F 8 a.m. to 5 p.m.
Email address	rebuildingtogether@cox.net
Web URL	www.rebuildingtogetheromaha.org
Target Population/Area Served	Omaha (East of 52nd), bounded by Harrison on the South, I 480 on North
Eligibility Requirements	Low Income Seniors (Monthly Income Requirements: 1=\$1904, 2=\$2175, 3=\$2446, 4=\$2721)/ or Permanently Disabled
Services Available	Home rehabilitation, plumbing, electrical and home modifications (handrails, grab bars), interior painting, cleaning, floors, walls, ceilings.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Housing Repair

Reinvestment Area Program

Organization	City of Omaha
Mailing Address	1819 Farnam Suite 1111; Omaha, NE 68183
Phone Number	(402) 444-5177, Espanol (402) 444-5167
Hours	M-F 8 a.m. to 4 p.m.
Email address	ncollar@ci.omaha.ne.us
Web URL	ci.omaha.ne.us
Target Population/Area Served	Omaha, East of 72nd St., South to Harrison, North to I-680.
Eligibility Requirements	Low income - Family income at or below 80% of Area Median Family Income.
Services Available	Provides a grant of up to \$20,000 to match a bank loan at one of the five approved banking institutions listed in the RAP booklet for three types of improvements: 1. lead-based paint hazards, 2. code items, 3. general property improvements.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Housing Repair

Sarpy County Handyman Program

Organization	Eastern Nebraska Office on Aging
Mailing Address	210 W. Mission Ave, Bellevue, NE 68005
Phone Number	(402) 293-3019
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	None Listed
Web URL	www.enoa.org
Target Population/Area Served	Sarpy County
Eligibility Requirements	Seniors(60+)/Disabled(limited to wheelchair or walker)/Low to Moderate Income/At least 6 months residency. Pricing is based on a sliding scale based on income.
Services Available	Minor Repairs not requiring a permit. Install handrails, build wheelchair ramp, plumbing and electrical services, plumbing repair, repair screens/windows/doors, interior painting, weather stripping, caulking, plaster or drywall repair and stairway repair.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Housing Repair

Senior Help Volunteer Program

Organization	Eastern Nebraska Office on Aging
Mailing Address	4223 Center St.; Omaha, NE 68105
Phone Number	(402) 444-6558 X238
Hours	M-F 8 a.m. to 5 p.m.
Email address	karen.kelly@hss.ne.gov
Web URL	www.enoa.org
Target Population/Area Served	Douglas, Sarpy, and Cass, Dodge, and Washington Counties
Eligibility Requirements	Senior (60+)
Services Available	Minor home repairs, raking, mowing, trimming, gardening, yard clean-ups, interior clean-ups, homemaker services, interior/exterior painting, window washing, gutter cleaning. All services are subject to volunteer availability.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

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Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Housing Repair

Target Area Program

Organization	City of Omaha
Mailing Address	1819 Farnam St. Suite 1111; Omaha, NE 68183
Phone Number	(402) 444-5177, Espanol (402) 444-5167
Hours	M-F 8 a.m. to 4 p.m.
Email address	ncollar@ci.omaha.ne.us
Web URL	www.ci.omaha.ne.us
Target Population/Area Served	Omaha, East of 72nd St., South to Harrison, North to I-680
Eligibility Requirements	Low income - Family income at or below 80% of Area Median Family Income.
Services Available	Provides a grant addressing code items, lead paint hazards, housing quality standards, and barrier removal modifications. Funding contingent upon future availability of funds.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

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Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Housing Repair

Weatherization Trust, Inc.

Organization	Weatherization Trust, Inc.
Mailing Address	2915 N 16th St.; Omaha, NE 68110
Phone Number	(402) 342-1611
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	weatherization@wti.omhcoxmail.com
Web URL	None Listed
Target Population/Area Served	Douglas County
Eligibility Requirements	Monthly Income Requirements (# of individuals in the home): 1=\$14700, 2=\$1980, 3=\$24900, 4=\$30000, 5=\$35100, 6=\$40200, 7=\$45300, 8=\$50400; add \$5100 for each additional.
Services Available	Weatherize houses that have not been in the last 10 years. Must have someone receiving SSI, energy assistance for the NHHS within the last year or ADC payments (these are automatic qualifiers).

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Information Services

211

Organization	United Way of the Midlands
Mailing Address	1805 Harney St., Omaha, NE, 68102
Phone Number	211 or (402) 444-6666
Hours	24 Hours a Day, 7 Days a Week
Email address	jmoore@uwmidlands.org
Web URL	www.uwmidlands.org/211
Target Population/Area Served	Douglas, Sarpy, and Potawattamie Counties
Eligibility Requirements	None
Services Available	Information and Referral to Health and Human Services.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Information Services

Childhood Lead Poisoning Prevention Program

Organization	Douglas County Health Department
Mailing Address	1819 Farnam St. Room 400; Omaha, NE 68183
Phone Number	(402) 444-7825
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	kleinenk@co.douglas.ne.us
Web URL	www.douglascountyhealth.com
Target Population/Area Served	Douglas County
Eligibility Requirements	Families with children under 7 living in housing built before 1978.
Services Available	Blood, housing, and lead tests and home maintenance information (lead-safe work practices workshops).

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

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Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Information Services

Holy Name Housing Corporation

Organization	Holy Name Housing Corporation
Mailing Address	3014 N 45th St.; Omaha, NE 68104
Phone Number	(402) 453-6100
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	tvaughan@hnhc.omhcoxmail.com
Web URL	www.holynamemaha.org
Target Population/Area Served	Area Bounded by 60th St. on west, 16th St. on east, Hamilton St. on south, and Curtis St. on north.
Eligibility Requirements	Low and moderate income family - depending on program.
Services Available	Counseling and seminars for potential home buyers and tenants on home management and property care/ maintenance for applicants. Also provide a rental program with the opportunity for home ownership.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Information Services

La Vista Home Owner Education Seminar

Organization	La Vista Community Foundation
Mailing Address	6602 Crabapple St., La Vista, NE, 68128
Phone Number	(402) 960-9625
Hours	M-F 8am-5pm
Email address	vrussell@la-vista.us
Web URL	www.la-vista.us
Target Population/Area Served	La Vista
Eligibility Requirements	None.
Services Available	Free homeowner education seminar covering grants and low-interest loans to make your home safe and sound; how to identify problems in your hours; how to prioritize housing-related problems; how to find a contractor.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

Interior painting

Interior stairway repair

Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Information Services

Metro Area Planning Agency (MAPA)

Organization	Metro Area Planning Agency (MAPA)
Mailing Address	2222 Cuming St.; Omaha, NE 68102
Phone Number	(402) 444-6866
Hours	M-F 8 a.m. to 4:30 p.m.
Email address	bmayberry@mapacog.org
Web URL	www.mapacog.org
Target Population/Area Served	Douglas, Sarpy and Washington, Pottawattamie, and Mills Counties
Eligibility Requirements	Governmental unit within five-member counties of MAPA.
Services Available	Community planning and development information services. Can refer those in need of housing rehabilitation to programs in the appropriate jurisdictions.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

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Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Information Services

Neighborhood Center for Greater Omaha

Organization	Neighborhood Center for Greater Omaha
Mailing Address	115 S 49th Ave.; Omaha, NE 68132
Phone Number	(402) 561-7581
Hours	M-F 8 a.m. to 5 p.m.
Email address	rgabdouch@neighborhood-center.org
Web URL	www.neighborhood-center.org
Target Population/Area Served	Douglas, Sarpy, and Pottawattamie Counties.
Eligibility Requirements	None.
Services Available	Training, technical, and fund-raising assistance to neighborhood associations.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

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Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Information Services

Tenant Services and Homeless Program

Organization	Family Housing Advisory Services, Inc.
Mailing Address	2401 Lake St.; Omaha, NE 68111
Phone Number	(402) 934-7921
Hours	M-F 8 a.m. to 5 p.m.
Email address	deborah@fhasinc.org
Web URL	www.fhasinc.org
Target Population/Area Served	Omaha Metropolitan Area
Eligibility Requirements	None.
Services Available	Educate tenants on rights, responsibilities and options and provide advocacy on behalf of tenants. Homeless prevention services and advocacy.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

Interior Conditions

Bathroom modifications

Electricity

Furnace/heating systems

Handicapped modifications

Insulation

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Lead-based paint removal

Lead-based paint hazard control

Plaster/drywall repair

Plumbing

Smoke detectors

Water heaters

Weather stripping/caulking

Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Legal Services

Chicano Awareness Center

Organization	Chicano Awareness Center
Mailing Address	4821 S 24th St.; Omaha, NE 68107
Phone Number	(402) 733-2720
Hours	M-F 8:30 am to 5 p.m.
Email address	rvaldez@cacinc.org
Web URL	www.cacinc.org
Target Population/Area Served	Douglas and Sarpy Counties
Eligibility Requirements	Some guidelines may apply.
Services Available	Volunteer lawyers for legal consultation on landlord/tenant law.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

Chimneys & towers

Doors

Exterior walls

Foundation walls

Glazing (cracks & holes in the glass)

Lead-based paint hazard control

Overhang extensions (canopies & awnings)

Protective treatment (painting)

Roofs & drainage (includes gutters)

Sanitation & weeds

Structural members (floor/roof joists, house supports)

Stairways, decks, porches & balconies

Windows & door frames

Financial Information or Services

Financial Information or Services

Information

Information

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Bathroom modifications

Electricity

Furnace/heating systems

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Legal Services

Legal Services

Safety Issues

Electrical lights

Handrails & guardrails

Premises identification (address numbers)

Sidewalks & driveways

Housing Rehabilitation Programs

Legal Services

City of Omaha Human Rights and Relations

Organization	City of Omaha Department of Human Rights and Relations
Mailing Address	1819 Farnam St., Room 502, Omaha, NE, 68183
Phone Number	(402) 444-5055
Hours	M-F, 8:00 A.M. - 4:30 P.M.
Email address	gthompson@ci.omaha.ne.us
Web URL	www.ci.omaha.ne.us
Target Population/Area Served	The City of Omaha geographical boundaries and all landlord/tenants/home-buyers within the city confines as described by the ordinance.
Eligibility Requirements	Available upon request from the City of Omaha Human Rights and Relations Department
Services Available	Civil Rights Enforcement and Contract Compliance Certifications and Monitoring, such as prohibiting discrimination in housing based on protected classes such as race, national origin, familial status, religion, and disability.

Building Materials

Building Materials

Exterior Conditions

Accessory structures (garages, fences, retaining walls)

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Creighton University School of Law

Organization	Creighton University
Mailing Address	2120 Cass Street, Omaha, NE, 68178
Phone Number	(402) 280-3068
Hours	M-F, 8:30 A.M. - 4:30 P.M.
Email address	catherinemahern@creighton.edu
Web URL	www.creighton.edu
Target Population/Area Served	Low-income Douglas County residents
Eligibility Requirements	At or below 125% of federal poverty level. No criminal cases handled through this program.
Services Available	Legal services, including landlord/tenant issues, subsidized housing, family law, etc.

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Fair Housing Center of Nebraska

Organization	Family Housing Advisory Services, Inc.
Mailing Address	2401 Lake St. Suite 201; Omaha, NE 68111
Phone Number	(402) 934-6675
Hours	M-F 8 a.m. to 5 p.m.
Email address	tenantsv@fhasinc.org
Web URL	www.fhasinc.org
Target Population/Area Served	Nebraska and Western Iowa
Eligibility Requirements	None.
Services Available	Help investigate housing discrimination issues, conduct education on fair housing, and provide information on landlord/tenant rights.

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Legal Aid of Nebraska

Organization	Legal Aid of Nebraska
Mailing Address	500 S. 18th St., Omaha, NE, 68102
Phone Number	Omaha: 348-1060, Statewide: 1-877-250-2016, cont. below
Hours	M-Th 9-4, F 9-12, Elder Line: MWF 9-12, TTh 12-3
Email address	Not able to respond to requests for legal assistance via email.
Web URL	www.nebls.com
Target Population/Area Served	Low income, over 60 years of age, victims of domestic violence, homeless, or Native American. Elder Line: Omaha: 827-5656, Statewide: 1-800-527-7249
Eligibility Requirements	At or below poverty level for most programs, some exceptions do apply.
Services Available	Referral, legal advice, and legal representation at no cost.

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Organization	Volunteers Assisting Seniors
Mailing Address	1941 South 42nd Street, Suite 502, Omaha, Nebraska, 68105
Phone Number	(402) 444-6617
Hours	M-F 8:00am-5:00pm
Email address	aimee@vie.omhcoxmail.com
Web URL	www.volunteersforelderly.com
Target Population/Area Served	Omaha area.
Eligibility Requirements	Over age 55
Services Available	Legal referrals based upon income; 1/2 our free legal consultations by appointment only.

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Christ Child Society of Omaha

Organization	Christ Child Society of Omaha
Mailing Address	1248 S 10th St.; Omaha, NE 68108
Phone Number	(402) 342-4566
Hours	M-F 8:30 am to 5 p.m.
Email address	mrobinson@christchildmail.com
Web URL	www.christchildomaha.org
Target Population/Area Served	Douglas and Sarpy Counties
Eligibility Requirements	None.
Services Available	Assist neighborhood associations with putting on clean-ups in their respective areas.

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Helping Hands

Organization	Keep Omaha Beautiful, Inc.
Mailing Address	1819 Farnam St., Ste 306; Omaha, NE 68183
Phone Number	(402) 444-7774
Hours	M-F 8:30 a.m. to 5 p.m.
Email address	kreplogle@ci.omaha.ne.us
Web URL	www.keepomahabeautiful.org
Target Population/Area Served	Omaha
Eligibility Requirements	Elderly/Disabled AND Low Income.
Services Available	Clean up yards once a year - generally not mowing, but other yard services such as raking and weeding.

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Lead Safe Omaha Coalition

Organization	Lead Safe Omaha Coalition
Mailing Address	2505 N 24th St. Ste 211; Omaha, NE 68110
Phone Number	(402) 451-3730
Hours	M-Th 8 a.m. to 5 p.m.; F 8 a.m. to 12 p.m.
Email address	None Listed
Web URL	www.lsoc-omaha.org
Target Population/Area Served	Douglas County.
Eligibility Requirements	No restrictions (focus on houses built before 1978).
Services Available	Lead screenings and workshops on hazards of lead poisoning, safe home evaluations, lead-safe practices workshops, environmental certification training, HEPA vacuum rental, Information Resource Center on lead.

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Omaha Fire Department

Organization	City of Omaha
Mailing Address	1516 Jackson St.; Omaha, NE 68102
Phone Number	(402) 444-3560 (7-5 M-F)
Hours	M-F 7 a.m. to 5 p.m. (24 hr. Answering machine)
Email address	omafpubed@ci.omaha.ne.us
Web URL	www.omaha-fire.org
Target Population/Area Served	Omaha
Eligibility Requirements	No restrictions on income - but single family dwelling, usually homeowners.
Services Available	Provides and installs smoke detectors and checks existing smoke detectors (changes batteries for elderly and disabled).

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